

SNAPSHOT of HOME Program Performance--As of 09/30/08
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): Elizabeth

State: NJ

PJ's Total HOME Allocation Received: \$21,011,744

PJ's Size Grouping*: B

PJ Since (FY): 1992

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	B	Overall
Program Progress:				PJs in State: 27			
% of Funds Committed	94.10 %	94.52 %	13	94.94 %	47	44	
% of Funds Disbursed	88.84 %	83.13 %	9	84.35 %	62	61	
Leveraging Ratio for Rental Activities	4.42	4.44	1	4.59	100	100	
% of Completed Rental Disbursements to All Rental Commitments***	94.36 %	83.34 %	11	81.38 %	54	48	
% of Completed CHDO Disbursements to All CHDO Reservations***	65.51 %	65.24 %	14	68.05 %	36	37	
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	85.91 %	82.73 %	15	79.65 %	63	57	
% of 0-30% AMI Renters to All Renters***	43.88 %	44.53 %	18	44.76 %	49	47	
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	97.69 %	95.87 %	14	94.31 %	46	43	
Overall Ranking:			In State:	9 / 27	Nationally:	65 66	
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$27,821	\$26,615		\$25,245	433 Units	70.10 %	
Homebuyer Unit	\$16,275	\$16,530		\$14,395	88 Units	14.20 %	
Homeowner-Rehab Unit	\$6,306	\$15,052		\$20,186	97 Units	15.70 %	
TBRA Unit	\$0	\$7,838		\$3,142	0 Units	0.00 %	

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (57 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (194 PJs)

C = PJ's Annual Allocation is less than \$1 million (297 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Elizabeth NJ

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$124,148	\$80,773	\$11,784
State:*	\$96,875	\$90,993	\$17,016
National:**	\$88,539	\$71,594	\$22,853

CHDO Operating Expenses:
(% of allocation)

PJ: 1.3 %
National Avg: 1.1 %

R.S. Means Cost Index: 1.15

RACE:	Rental %	Homebuyer %	Homeowner %	TBRA %
White:	9.2	9.1	48.5	0.0
Black/African American:	34.8	22.7	26.8	0.0
Asian:	0.5	0.0	0.0	0.0
American Indian/Alaska Native:	0.0	0.0	0.0	0.0
Native Hawaiian/Pacific Islander:	0.2	0.0	0.0	0.0
American Indian/Alaska Native and White:	0.0	0.0	0.0	0.0
Asian and White:	0.0	0.0	0.0	0.0
Black/African American and White:	0.5	1.1	0.0	0.0
American Indian/Alaska Native and Black:	0.0	1.1	0.0	0.0
Other Multi Racial:	0.5	1.1	0.0	0.0
Asian/Pacific Islander:	0.0	1.1	2.1	0.0

ETHNICITY:

Hispanic	54.4	63.6	22.7	0.0
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HOUSEHOLD SIZE:

1 Person:	30.3	12.5	37.1	0.0
2 Persons:	29.6	31.8	32.0	0.0
3 Persons:	19.6	17.0	11.3	0.0
4 Persons:	14.2	21.6	6.2	0.0
5 Persons:	4.5	14.8	8.2	0.0
6 Persons:	1.2	1.1	4.1	0.0
7 Persons:	0.7	1.1	0.0	0.0
8 or more Persons:	0.0	0.0	1.0	0.0

HOUSEHOLD TYPE:

Single/Non-Elderly:	24.1	19.3	4.1	0.0
Elderly:	10.2	5.7	63.9	0.0
Related/Single Parent:	35.7	31.8	7.2	0.0
Related/Two Parent:	15.6	34.1	14.4	0.0
Other:	14.4	9.1	10.3	0.0

SUPPLEMENTAL RENTAL ASSISTANCE:

Section 8:	11.8	5.7 [#]
HOME TBRA:	0.0	
Other:	8.0	
No Assistance:	80.1	

of Section 504 Compliant Units / Completed Units Since 2001 48

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



**HOME PROGRAM
SNAPSHOT WORKSHEET - RED FLAG INDICATORS**
Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Elizabeth State: NJ Group Rank: 65
(Percentile)
State Rank: 9 / 27 PJs Overall Rank: 66
(Percentile)
Summary: 0 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 72.00%	94.36	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 47.30%	65.51	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	85.91	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 89.50%	97.69	
"ALLOCATION-YEARS" NOT DISBURSED***		> 3.060	1.66	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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